

Oakland Drive, **Dawlish**, EX7 9RN



In need of modernisation this delightful two-bedroom terrace home situated on the popular Oaklands Development. the property briefly consists of Spacious lounge/dining room, kitchen, cloakroom, two bedrooms and bathroom with the added benefit of an enclosed rear garden and garage. All being sold with NO ONWARD CHAIN, viewings are recommended.
FREEHOLD, COUNCIL TAX – C, EPC – D.

£240,000

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FRASER & WHEELER

FRONT DOOR

uPVC double glazed front door into entrance lobby with door to:

CLOAKROOM

Pedestal wash hand basin, low level WC, tiled flooring and uPVC obscure double-glazed window to the front aspect.

HALLWAY

A glazed door from the lobby opens into the hallway with stairs to first floor landing and storage space under, walk in storage cupboard, night storage heater and door to:

LOUNGE/DINING ROOM

5.69m x 3.96m (18'8" x 13'0")

A light and spacious lounge/dining room with uPVC double glazed patio doors leading out to the rear garden. Feature fireplace with marble surround and electric fire, two-night storage heaters, coved ceiling and further uPVC double glazed window in the dining area.

KITCHEN

3.76m x 2.36m (12'4" x 7'9")

A selection of eye level and base units with roll top work surfaces over, stainless steel one and half bowl sink and drainer with mixer tap and tiled splashbacks. Spaces for fridge/freezer and cooker. uPVC double glazed window to the front aspect.

FIRST FLOOR LANDING

Stairs to the first-floor landing with a large walk-in storage cupboard, uPVC double glazed window to the front aspect with some sea views. Access to loft space, night storage heater and door to:

BEDROOM 1

3.95m x 2.47m (13'0" x 8'1")

uPVC double glazed window to the rear aspect. Night storage heater, fitted wardrobe with hanging rail and shelving.

BEDROOM 2

3.95m x 3.08m (13'0" x 10'1")

uPVC double glazed window to the rear aspect and night storage heater.

BATHROOM

A coloured suite comprising panelled bath with electric shower over, pedestal wash hand basin, low level WC, part tiled walls and electric heater. uPVC obscure double glazed window to the front aspect.

OUTSIDE

A patio area leads out from the lounge with a path leading to the rear pedestrian gate allowing access to the garage. The garden is laid to lawn with a selection of mature shrubs and small trees and the addition of a garden pond.

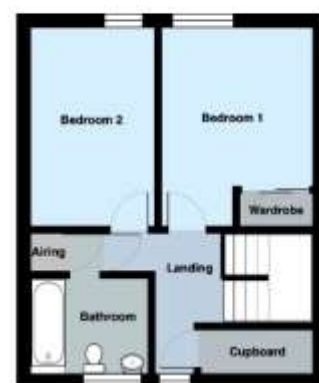
GARAGE

5.51m x 2.67m (18'1" x 8'9")

Electric up and over door with light and power. Overhead storage and glazed window and door to the rear.



Ground Floor



First Floor

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